



Variation of conditions attached to approval


Waddi Wind Farm, 150 km north of Perth, WA (EPBC ref 2023/096399)

This decision to vary conditions of approval is made under section 143 of the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act).

Approved action

approval holder	Waddi Wind Farm Pty Ltd ABN: 33 150 810 941
approved action	To construct, operate and decommission a wind farm. Including transmission lines and associated infrastructure, located 150 km north of Perth. See EPBC Act referral 2023/096399.
period for which the approval has effect	This approval has effect until 31 December 2063.
Variation of conditions attached to approval	The variation is: Delete definitions Star Sun-orchid buffer , Star Sun-orchid Habitat and Harm attached to the approval and substitute with the specified in the table below. Delete Attachment A1 and Attachment A3 attached to the approval and substitute with the specified in the table below. Add new definitions of Newly recruited individuals and Disturbance specified in the table below. Add new conditions for monitoring of Star Sun-orchid specified in the table below.
Date of effect	This variation has effect on the date this instrument is signed.

Person authorised to make decision

name and position	Brendan Linton-Smith Acting Branch Head Environment Assessments (Vic and Tas) and Post Approvals Branch Environment Regulation Division
signature	
date of decision	15 January 2026

date of decision	conditions attached to approval
CLEARING LIMITS	
Original dated 17/10/2025	1) The Approval Holder must not: a) Clear outside of the disturbance footprint . b) Construct outside of the indicative works area .
Original dated 17/10/2025	2) The Approval Holder must not clear more than 5.51 hectares (ha) of Carnaby's Black Cockatoo habitat .
Original dated 17/10/2025	3) The Approval Holder must not clear more than 1.21 ha of Star Sun-orchid habitat .
Original dated 17/10/2025	4) The Approval Holder must not clear more than 1.21 ha of Lesueur hakea habitat .
Original dated 17/10/2025	5) The Approval Holder must not clear more than 1.21 ha of Sandplain Duck Orchid habitat .
Original dated 17/10/2025	6) The Approval Holder must not clear more than 3.88 ha of Dwarf Green Kangaroo Paw habitat .
Original dated 17/10/2025	7) The Approval Holder must not clear more than 0.3 ha of Banksia Woodlands TEC .
Original dated 17/10/2025	8) The Approval Holder must not clear any black cockatoo known nesting trees .
Original dated 17 October 2025	9) The Approval Holder must not clear any black cockatoo suitable nesting trees .
Original dated 17 October 2025	10) The Approval Holder must not clear : a) more than 3 black cockatoo potential nesting trees . b) more than 36 black cockatoo potential roosting trees .
Original dated 17/10/2025	11) The Approval Holder must not harm any Star Sun-orchid individuals.
Original dated 17/10/2025	12) The Approval Holder must not harm any Dwarf Green Kangaroo Paw individuals.
Original dated 17/10/2025	13) The Approval Holder must not harm any Lesueur hakea individuals.
Original dated 17/10/2025	14) The Approval Holder must not clear within any Star Sun-orchid buffer .

VETERINARY CARE

Original dated 17/10/2025 15) The Approval Holder must immediately arrange for veterinary care or assistance from an experienced **wildlife expert** if any **Carnaby's Black Cockatoo** individual is found injured within or adjacent to the **Action area**.

STAR SUN-ORCHID MANAGEMENT

Original dated 17/10/2025 16) To avoid **harm** on **protected matters** as a result of the Action, the Approval Holder must ensure a **suitably qualified field ecologist** conducts a pre-clearance survey in any area where **SSO** individuals occur during the most recent **SSO flowering period** prior to the **commencement of the Action**. The Approval Holder must ensure that:

- a) A Global Positioning System (GPS) unit set to Geocentric Datum Australia 2020 (GDA2020), expressing the geographical coordinates in Eastings and Northings or decimal degrees, is used to:
 - i. ensure the boundaries of the area to be cleared are identified and demarcated.
 - ii. map the location of each **SSO** individual.
- b) A report of the findings of the pre-clearance survey undertaken in accordance with this Condition is included in the next **compliance report** required under Condition 41. The report must, in accordance with Condition 16(a), include the methodology used to survey the area, the results of the survey and updated maps of the locations of **SSO** individuals.

As varied on the date this instrument was signed 16A) The Approval Holder must undertake monitoring measures during the known **Star Sun-orchid flowering period**, every 12 months during the **construction** phase of the action, to demonstrate success of **Harm** prevention to the **Star Sun-orchid**. **Monitoring data** must be reported in the **Compliance Report**.

As varied on the date this instrument was signed 16B) On completion of the **construction** phase, the Approval Holder must undertake monitoring measures during the known **Star Sun-orchid flowering period** every 12-months for five (5) years to demonstrate success of **Harm** prevention to the **Star Sun-orchid**. **Monitoring data** must be included in the **Compliance Report**.

WASTE MANAGEMENT

Original dated 17/10/2025	17) The Approval Holder must ensure that all waste generated by the proposed Action is appropriately managed to avoid harm to protected matters .
DECOMMISSIONING	
Original dated 17/10/2025	18) At or prior to the 30 th anniversary of the commencement of operation of Waddi Wind Farm, the Approval Holder must commence decommissioning and must complete decommissioning within 3 years of the commencement of decommissioning .
ACTION MANAGEMENT PLANS	
Original dated 17/10/2025	19) The Approval Holder must, prior to commissioning , submit to the department for the approval of the Minister, a revised version of the Bird and Bat Management Plan (BBMP) . The Approval Holder must not commence commissioning until the revised BBMP has been approved by the Minister in writing. The Approval Holder must implement the approved BBMP for the remaining duration of the approval.
Original dated 17/10/2025	20) The revised BBMP must include: <ul style="list-style-type: none"> a) a maximum impact threshold that describes the level of unacceptable impact. b) corrective mitigation actions to be triggered progressively between 50% and 100% of the maximum impact threshold. c) commitments for the following surveying, trials and methodologies upon commencement of operation: <ul style="list-style-type: none"> i. site utilisation surveys for at least 5 years and criteria to outline when the surveys are no longer required for management decisions. ii. carcass search surveys for at least 5 years and criteria to outline when the surveys are no longer required for management decisions. iii. carcass persistence trials. iv. detectability trials. v. incidental bird and bat utilisation. vi. report the margin of error undertaken on an annual basis in accordance with the BBMP.

OFFSETS

Original dated 17/10/2025	21) To compensate for the residual significant impacts of the Action on Carnaby's Black Cockatoo , the Approval Holder must commence implementation of the Offset Management Plan (OMP) no later than the commencement of the Action . The Approval Holder must implement the OMP to achieve the offset outcomes at the offset site in accordance with or earlier than the timeframes and scores specified in <u>Attachment D</u> . Once each offset outcome is achieved, the Approval Holder must maintain or exceed it at least until the expiry date of this approval.
Original dated 17/10/2025	22) The Approval Holder must, within 5 business days of commencing implementation of the OMP , notify the department of the date on which implementation of the OMP commenced.
Original dated 17/10/2025	23) To compensate for the residual significant impacts of the Action on Carnaby's Black Cockatoo , the Approval Holder must submit all necessary documents for the offset site to be secured to the relevant Western Australian Government department managing land tenure within 12 months of the commencement of the Action . Operation must not commence unless the offset site is secured . The Approval Holder must ensure that the offset site remains secured at least until the expiry date of this approval.
Original dated 17/10/2025	24) The Approval Holder must, within 40 business days of each 5th anniversary of the date of the commencement of the Action: <ul style="list-style-type: none"> a) Have an independent, suitably qualified ecologist assess the offset site to determine if the offset outcomes have been achieved, and if not, recommend necessary measures to remedy progress towards offset outcomes, and report on their findings. b) Publish on the website, in a format that is easily accessible and downloadable, the suitably qualified ecologist's written report on the offset site and recommendations. This report must remain published on the website, until at least the expiry date of this approval. c) Notify the department in writing of any offset outcomes that have not been achieved at the offset site and the likely reasons that any offset outcomes have not been met.

Nest Hollow Management

Original dated 17/10/2025	25) The Approval Holder must establish, within 12 months of the commencement of the Action , and subsequently maintain, at least
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until the expiry date of this approval, at least 7 **additional nest hollows** each located within 6 kilometres (km) of the **Action area**. The Approval Holder must, prior to the **commencement of the Action** and the installation of any **additional nest hollow**, consult with **DBCA** to select suitable locations for the **additional nest hollows**. The Approval Holder must include in the first **compliance report** following the **commencement of the Action**, any advice provided by **DBCA** regarding the locations, orientation, installation and maintenance of the **additional nest hollows**.

Original dated
17/10/2025

- 26) The Approval Holder must, within 12 months following the date of this approval, and prior to the establishment of any **additional nest hollow**, have a **suitably qualified ecologist** prepare a Nest Hollow Management Plan. All commitments including environmental outcomes, management measures, corrective measures, trigger values and performance indicators in the Nest Hollow Management Plan must be **SMART** and based on referenced or included evidence of effectiveness. The Nest Hollow Management Plan must detail:
- a) all **additional nest hollows** to be established, and
 - b) a monitoring program, which must include:
 - i. performance indicators,
 - ii. trigger values for corrective measures,
 - iii. the timing and frequency of monitoring, ensuring monitoring is capable of detecting trigger values and changes in the performance indicators,
 - iv. proposed corrective measures if trigger values are reached,
 - v. a process to evaluate the evidence that effectively determines progress towards, attainment and maintenance of ecological benefits for the **protected matters**,
 - vi. commitments to submit monitoring results on the use, attempted use or absence of use of all **additional nest hollows** to the **DBCA**.
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Original dated
17/10/2025

- 27) The Approval Holder must implement the Nest Hollow Management Plan.
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Original dated
17/10/2025

- 28) The Approval Holder must submit a report to the **DBCA**, within 20 **business days** of establishing any **additional nest hollow**, specifying the location of the **additional nest hollow**, including a shapefile of its location.
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Original dated 17/10/2025	29) The Approval Holder must maintain all additional nest hollows as a suitable nesting option for Carnaby's Black Cockatoos at least until the expiry date of this approval.
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Part B – Administrative conditions

SUBMISSION AND PUBLICATION OF PLANS

Original dated 17/10/2025	30) Wherever these conditions require the Approval Holder to submit any plan to the department , all such plans must be submitted to the department electronically.
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Original dated 17/10/2025	31) Unless otherwise agreed to in writing by the Minister , the Approval Holder must publish each plan on the website within 15 business days of the date:
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a) of this approval, if the version of the **plan** to be implemented is specified in these conditions,

b) the **plan** is approved by the **Minister** in writing, if the **plan** requires the approval of the **Minister**,

c) the **plan** is submitted to the **department** in accordance with a requirement of these conditions, if the **plan** does not require the approval of the **Minister**.

Original dated 17/10/2025	32) The Approval Holder must keep all plans published on the website , in a format that is easily accessible and downloadable, from the first date which that plan must be published and until the expiry date of this approval. This requirement applies to all current and superseded versions of plans .
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Original dated 17/10/2025	33) The Approval Holder is required to exclude or redact sensitive biodiversity data from any version of a plan before that plan is published on the website or otherwise provided to a member of the public. If sensitive biodiversity data is excluded or redacted from a plan , the Approval Holder must notify the department in writing what exclusions and redactions have been made in the version published on the website .
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COMMENCEMENT OF THE ACTION

Original dated 17/10/2025	34) The Approval Holder must notify the department electronically of the date of commencement of the Action , within 5 business days following commencement of the Action .
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Original dated 17/10/2025	35) The Approval Holder must not commence the Action later than 5 years from the date of this approval decision.
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COMPLIANCE RECORDS

Original dated 17/10/2025	36) The Approval Holder must maintain accurate and complete compliance records and document the procedure for recording and storing compliance records .
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Original dated 17/10/2025	37) If the department makes a request in writing, the Approval Holder must provide electronic copies of compliance records to the department within the timeframe specified in the request.
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Note: **Compliance records** may be subject to audit by the **department**, or by an **independent auditor** in accordance with section 458 of the **EPBC Act**, and/or be used to verify compliance with the conditions. Summaries of the results of an audit may be published on the **department's** website or through the general media.

Original dated 17/10/2025	38) The Approval Holder must ensure that any monitoring data , surveys, maps and other spatial and metadata required under the conditions of this approval are prepared in accordance with the Guidelines <i>for biological survey and mapped data</i> , Commonwealth of Australia 2018, or as otherwise specified by the Minister in writing.
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Original dated 17/10/2025	39) The Approval Holder must ensure that any monitoring data , surveys, maps, and other spatial and metadata required under the conditions of this approval are prepared in accordance with the <i>Guide to providing maps and boundary data for EPBC Act projects</i> , Commonwealth of Australia 2021, or as otherwise specified by the Minister in writing.
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Original dated 17/10/2025	40) The Approval Holder must submit all monitoring data , surveys, maps, other spatial and metadata and all species occurrence record data (sightings and evidence of presence) electronically to the department within 20 business days except where otherwise specified in a plan .
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ANNUAL COMPLIANCE REPORTING

Original dated 17/10/2025	41) The Approval Holder must prepare a compliance report for each Annual Compliance Report period (ACR period) .
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Original dated 17/10/2025	42) The Approval Holder must ensure each compliance report includes: <ul style="list-style-type: none"> a) accurate and completed details of compliance and any non-compliance with: <ul style="list-style-type: none"> i. each condition attached to this approval decision, and ii. all commitments made in each plan,
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	<ul style="list-style-type: none"> b) a schedule of all plans in effect in relation to these conditions during the ACR period, c) accurate and complete details of how each plan was implemented during the ACR period, and d) if any incident occurred, accurate and complete details of each incident.
Original dated 17/10/2025	43) The Approval Holder must ensure each compliance report is completed to the satisfaction of the Minister and is consistent with the <i>Annual Compliance Report Guidelines</i> , Commonwealth of Australia 2023.
Original dated 17/10/2025	<p>44) The Approval Holder must, within 20 business days following the end of each ACR period, in a format that is easily accessible and downloadable, publish on the website:</p> <ul style="list-style-type: none"> a) each compliance report, and b) a shapefile showing all clearing of protected matters, and their habitat, undertaken with the ACR period.
Original dated 17/10/2025	<p>45) The Approval Holder must:</p> <ul style="list-style-type: none"> a) Exclude or redact sensitive biodiversity data from each compliance report and shapefile published on the website or otherwise provided to a member of the public. b) If sensitive biodiversity data is excluded or redacted from a version of a compliance report published or otherwise provided to a member of the public, submit the full compliance report to the department within 5 business days of its publication on the website and notify the department in writing what exclusions and redactions have been made in the version published on the website or otherwise provided to a member of the public. c) If sensitive biodiversity data is excluded or redacted from a version of a shapefile published or otherwise provided to a member of the public, submit the full shapefile to the department within 5 business days of its publication on the website and notify the department in writing what exclusions and redactions have been made in the version published on the website or otherwise provided to a member of the public.
Original dated 17/10/2025	46) The Approval Holder must notify the department electronically, within 5 business days of each date of publication that the compliance report has been published on the website . In this notification, the Approval Holder must provide the department with

the web address for where the **compliance report** and related **shapefile** are published on the **website**.

Original dated
17/10/2025

- 47) The Approval Holder must keep each **compliance report** and related **shapefile** published on the **website** from the first date which that **compliance report** must be published and until the expiry date of this approval.

Note: **Compliance reports** may be published on the **department's** website.

REPORTING NON-COMPLIANCE

Original dated
17/10/2025

- 48) The Approval Holder must notify the **department** electronically, within 2 **business days** of becoming aware of any **incident**. The Approval Holder must specify in each notification:

- a) any condition or commitment made in a **plan** which has not been, or may have not been, complied with,
 - b) a short description of the **incident**, and
 - c) the location (if applicable, including co-ordinates), date and time of the **incident**.
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Original dated
17/10/2025

- 49) The Approval Holder must provide to the **department** in writing, within 12 **business days** of becoming aware of an **incident**, the details of the **incident**. The Approval Holder must specify:

- a) all corrective measure and investigations which the Approval Holder has already taken in respect of the **incident**,
 - b) the potential impacts of the **incident**,
 - c) the method and timing of any corrective measures that the Approval Holder proposed to undertake to address the **incident**, and
 - d) any variation of these conditions or revision of a **plan** that will be required to prevent recurrence of the **incident** and/or to address its consequences.
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INDEPENDENT AUDIT

Original dated
17/10/2025

- 50) The Approval Holder must ensure that an **independent audit** of compliance with the conditions is conducted for every **audit period**.
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Original dated
17/10/2025

- 51) The Approval Holder must submit details of the proposed **independent auditor** and their qualifications to the **department** within 10 **business days** following the end of each **audit period**.
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Original dated 17/10/2025	52) The Approval Holder must ensure the scope of each independent audit is sufficient to determine the compliance status for each condition of approval, and each commitment made in each plan .
Original dated 17/10/2025	53) The Approval Holder must ensure the criteria for each independent audit and the undertaking of each independent audit are consistent with the Independent Audit and Audit Report Guidelines .
Original dated 17/10/2025	54) The Approval Holder must submit an audit report to the department for written agreement from the department within 3 months following the end of each audit period , or as otherwise directed by the Minister in writing.
Original dated 17/10/2025	55) The Approval Holder must ensure each audit report is completed to the satisfaction of the Minister and is consistent with the Independent Audit and Audit Report Guidelines to the extent that the Independent Audit and Audit Report Guidelines are consistent with these conditions.
Original dated 17/10/2025	56) The Approval Holder must publish each audit report on the website , in a format that is easily accessible and downloadable, within 10 business days of the date the department agrees to that audit report in writing.
Original dated 17/10/2025	57) The Approval Holder must notify the department within 5 business days of the date the audit report is published on the website . In this notification, the Approval Holder must provide the department with the web address for where the audit report is published on the website .
Original dated 17/10/2025	58) The Approval Holder must keep audit report published on the website from the first date which that audit report must be published and until the expiry date of this approval.

COMPLETION OF THE ACTION

Original dated 17/10/2025	59) Within 20 business days after the completion of the Action , and in any event, at least 20 business days prior to the expiry date of this approval, the Approval Holder must notify the department electronically of the date of completion of the Action and provide completion data . The Approval Holder must submit any spatial data that comprises completion data as a shapefile .
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Part C – Definitions

Words and terms appearing in **bold** (excluding headings) have the meaning assigned to them in the list below:

date of decision	definitions attached to approval
Original dated 17/10/2025	Action area means the location of the Action, represented in <u>Attachment A</u> and <u>Attachments A.1 to A.12</u> by the zone enclosed by and underlying the dark blue line designated 'Project Area'.
Original dated 17/10/2025	Additional nest hollow means a structure constructed, installed and maintained in accordance with the Carnaby's cockatoo Fauna note or the current advice of DBCA ; or a naturally occurring hollow, not currently used by any native species, in a standing tree, upgraded or maintained to a state that allows it to again be used for nesting by CBC .
Original dated 17/10/2025	Annual Compliance Report period or ACR period means each subsequent 12-month following the date of this approval decision until the expiry date of this approval, unless otherwise specified by the Minister .
Original dated 17/10/2025	<p>Auditor means a person, or firm, who:</p> <ul style="list-style-type: none"> • has demonstrated experience in undertaking government-regulated environmental compliance audits, and • holds relevant professional qualifications and accreditations.
Original dated 17/10/2025	Audit period means each subsequent five-year period following the commencement of the Action until the expiry date of this approval unless otherwise specified in writing by the Minister .
Original dated 17/10/2025	Audit report means a written report of an independent audit .
Original dated 17/10/2025	Banksia Woodlands TEC means the EPBC Act listed threatened ecological community Banksia Woodlands of the Swan Coastal Plain ecological community. Within the Action area , the location of Banksia Woodlands TEC identified at the time of this approval is represented in <u>Attachments B.1 and B.2</u> by the area cross-hatched with blue lines, designated 'EPBC Act-listed Banksia Woodlands of the Swan Coastal Plain TEC'.
Original dated 17/10/2025	Biodiversity data means 'biodiversity data' as described in the <i>Policy on Accessing and Sharing Biodiversity Data</i> , Commonwealth of Australia 2024.
Original dated 17/10/2025	Bird and Bat Management Plan or BBMP means the document: <i>BIRD AND BAT MANAGEMENT PLAN, Waddi Wind Farm (EPBC 2023/09639)</i> , 604-OEENVPER-17403 (Draft B), RPS, 2025, or the latest subsequent version approved by the Minister in writing.

Original dated 17/10/2025	Business day means a day that is not a Saturday, a Sunday, or a public holiday in Western Australia.
Original dated 17/10/2025	Black cockatoo means the EPBC Act listed threatened species Carnaby's Black Cockatoo .
Original dated 17/10/2025	Black cockatoo known nesting tree means standing tree (whether live or dead) which contains a tree hollow where black cockatoo breeding has been recorded or which shows evidence of breeding (e.g. black cockatoo scratches, chew marks or feathers). Within the Action area , the locations of black cockatoo suitable nesting trees are represented in the document: ' <i>Carnaby's Cockatoo Habitat Maps</i> ,' Version 4, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by the square markers shaded green, designated 'Nesting tree (BCE 2025),' under the heading 'Known Carnaby's cockatoo breeding habitat'.
Original dated 17/10/2025	Black cockatoo potential nesting tree means any live native eucalypt that has a trunk diameter at breast height of greater than 500 mm. Within the Action area , the location of Black cockatoo potential nesting trees represented in the document: ' <i>Carnaby's Cockatoo Habitat Maps</i> ,' Version 4, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by the triangle markers shaded yellow, designated 'Marri (<i>Corymbia calophylla</i>)', under the sub heading 'Tall trees (Terrestrial Ecosystems 2022),' under the heading 'Potential Carnaby's cockatoo breeding habitat'.
Original dated 17/10/2025	<p>Black cockatoo potential roosting tree any tall tree of any species within proximity to water, foraging habitat and other roosting Carnaby's Black Cockatoo. Within the Action area, the locations of black cockatoo potential roosting trees are represented in the document: '<i>Carnaby's Cockatoo Habitat Maps</i>,' Version 4, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by:</p> <ul style="list-style-type: none"> the circle marker shaded orange outlined in black, designated 'White Tailed Black Cockatoo roosting Sites (Birdlife WA, 2019)', under the heading 'Known Carnaby's cockatoo roosting habitat'. the circle marker shaded yellow outlined in black, designated 'Carnaby's Black Cockatoo roosting sites (Murdoch University 2024)', under the heading 'Known Carnaby's cockatoo roosting habitat'.
Original dated 17/10/2025	Black cockatoo suitable nesting tree means any standing tree (whether alive or dead) which contain a tree hollow that appears to be deep enough and with an opening large enough (> 100 mm wide at some point) to be used by black cockatoos , as determined by a suitably qualified ecologist , but where there is no evidence of use by black cockatoos . Within the disturbance footprint , the locations of black

	<p>cockatoo suitable nesting trees are represented in the document: ‘Carnaby’s Cockatoo Habitat Maps,’ Version 4, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by the square shaded yellow, designated ‘Potential nesting tree (BCE 2025)’, under the heading ‘Potential Carnaby’s cockatoo breeding habitat’</p>
Original dated 17/10/2025	<p>Carnaby’s Black Cockatoo or CBC means the EPBC Act listed threatened species Carnaby’s Black Cockatoo (<i>Zanda latirostris</i> listed as <i>Calyptorhynchus latirostris</i>).</p>
Original dated 17/10/2025	<p>Carnaby’s Black Cockatoo habitat means habitat suitable for use or used by Carnaby’s black cockatoos for foraging, breeding or roosting. Within the Action area, the location of Carnaby’s black cockatoo habitat identified at the time of this approval is represented in the document: ‘Carnaby’s Cockatoo Habitat Maps,’ Version 4, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under any of the following headings that occur within and underlying the solid red line area, designated ‘Project Area,’:</p> <ul style="list-style-type: none"> • Known Carnaby’s cockatoo breeding habitat • Potential Carnaby’s cockatoo breeding habitat • Known Carnaby’s cockatoo roosting habitat • Potential Carnaby’s cockatoo roosting habitat • Potential Carnaby’s cockatoo foraging habitat
Original dated 17/10/2025	<p>Carnaby’s cockatoo Fauna note means Fauna notes, Artificial hollows for Black Cockatoos, Western Australia Department of Biodiversity, Conservation and Attractions, 2023.</p>
Original dated 17/10/2025	<p>Clear, cleared or clearing means the cutting down, felling, thinning, logging, removing, killing, destroying, poisoning, ringbarking, uprooting, or burning of vegetation. Clearing does not include:</p> <ul style="list-style-type: none"> — prescribed burns for bushfire management, — weed management (see the Australian Weeds Strategy 2017-2027, Commonwealth of Australia 2017 for further guidance), — feral animal control and reduction, — pruning.
Original dated 17/10/2025	<p>Commence the Action or commences the Action means the first instance of any on-site clearing, construction or other physical activity</p>

associated with the Action, but does not include minor physical disturbance necessary to:

- undertake pre-clearance surveys or monitoring programs.
- Install signage and/or temporary fencing to prevent unapproved use of the **Action area**, so long as the signage and/or temporary fencing is located where it does not **harm** any **protected matter**.
- Protect environmental and property assets from fire, weeds, and feral animals, including use of existing surface access tracks.
- Install temporary site facilities for persons undertaking pre-commencement activities so long as these facilities are located where they do not **harm** any **protected matter**.
- Undertake pre-clearance studies, soil sampling or geotechnical investigations provided these cause only minor physical disturbance, will not **harm** any **protected matter** and are required in advance of commencement of site works.

Original dated 17/10/2025	Commencement of the Action means the date on which the Approval Holder commences the Action .
Original dated 17/10/2025	Commissioning or commissioned or commissioning of the Action means the first date on which the blades of the first completed wind turbine start rotating and producing electricity.
Original dated 17/10/2025	Completion data means an environmental report and spatial data clearly detailing how the conditions of this approval have been met.
Original dated 17/10/2025	Completion of the Action means the date on which all activities associated with the approved Action, other than those which provide compensation for the impacts of the Action, have permanently ceased and/or been completed.
Original dated 17/10/2025	Compliance records means all documentation or other material in whatever form required to demonstrate compliance with these conditions of approval (including compliance with commitments made in plans) in the Approval Holder's possession, or that are within the Approval Holder's power to obtain lawfully.
Original dated 17/10/2025	Compliance report means a written report of compliance with, and fulfilment of, these conditions (including compliance with commitments made in plans).
Original dated 17/10/2025	Construct or Construction means:

- the erection of a building or structure that is, or is to be, fixed to the ground and wholly or partially fabricated on-site,
- the alteration, maintenance, repair or demolition of any building or structure.
- any work which involves breaking of the ground (including pile driving) or built earthworks,
- the laying of pipes and other prefabricated materials in the ground, and
- any associated excavation work.

Construct or **Construction** does not include the installation of temporary fences or signage.

Original dated 17/10/2025	DBCA means the Western Australia Department of Biodiversity, Conservation and Attractions or any successive Western Australian Government agency responsible for administering the <i>Biodiversity Conservation Act 2016</i> (WA).
Original dated 17/10/2025	Decommission or Decommissioning means the removal of all wind turbines and any associated above ground infrastructure from within the Action area, and the returning of all disturbed land within the Action area to its pre-development land use or landholder agreed outcomes.
Original dated 17/10/2025	Department means the Australian Government agency responsible for administering the EPBC Act .
<i>As varied on the date this instrument was signed</i>	Disturbance means to directly or materially contribute to the diminishment of health, diversity or abundance of the protected matter . In relation to flora that is a protected matter , disturbance includes the death, destruction, removal, severing or substantial damage to the protected matter , including from dust and the movement of heavy machinery.
Original dated 17/10/2025	Disturbance footprint means the location of the Action, represented in <u>Attachment A</u> and <u>Attachments A.1 to A.12</u> by the zones shaded light blue designated 'Disturbance Area'.
Original dated 17/10/2025	Dwarf Green Kangaroo Paw means the EPBC Act listed threatened species Dwarf Green Kangaroo Paw (<i>Anigozanthos viridis</i> subsp. <i>Terraspectans</i>). Within the Action area , the location of Dwarf Green Kangaroo Paw individuals identified at the time of this approval are represented in the document: ' <i>Dwarf Green Kangaroo Paw Habitat Maps</i> ,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Waddi Wind Farm Survey

	Records (Combined)', and 'DBCAs Threatened Flora Database Records (DBCAs August 2022)', respectively, that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	Dwarf Green Kangaroo Paw habitat means habitat where Dwarf Green Kangaroo Paw naturally occurs. Within the Action area , the location of Dwarf Green Kangaroo Paw habitat identified at the time of this approval is represented in the document: ' <i>Dwarf Green Kangaroo Paw Habitat Maps</i> ,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Potential Dwarf green kangaroo paw habitat' that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	EPBC Act means the <i>Environment Protection and Biodiversity Conservation Act 1999</i> (Cth).
Original dated 17/10/2025	Habitat quality means a measure of the overall viability of a site and its capacity to support protected matters , with respect to site condition, site context and species stocking rate and/or composition.
<i>As varied on the date this instrument was signed</i>	Harm means to cause any measurable direct or indirect disturbance or deleterious change as a result of any activity associated with the Action.
Original dated 17/10/2025	<p>Incident means any:</p> <ul style="list-style-type: none"> i. event which has the potential to, or does, harm any protected matter, ii. potential non-compliance with these conditions, including the administrative requirements, iii. actual non-compliance with these conditions, including the administrative requirements, iv. potential non-compliance with one or more commitment made in a plan, and/or v. actual non-compliance with one or more commitment made in a plan.
Original dated 17/10/2025	Independent means a person, or firm, who does not have any individual, financial*, employment* or family affiliation or any conflicting interests with the Action, the Approval Holder or the Approval Holder's staff, representatives, or associated persons.

	*Other than for the purpose of undertaking the role for which the person, or firm, is required.
Original dated 17/10/2025	Independent audit means an audit, conducted by an independent auditor , of compliance with and fulfilment of these conditions and the commitments made in plans , objectively evaluated against the audit criteria developed by the independent auditor , in accordance with the Independent Audit and Audit Report Guidelines to the extent that the Independent Audit and Audit Report Guidelines are consistent with these conditions.
Original dated 17/10/2025	Independent Audit and Audit Report Guidelines means the <i>Environment Protection and Biodiversity Conservation Act 1999 Independent Audit and Audit Report Guidelines</i> , Commonwealth of Australia 2019.
Original dated 17/10/2025	Indicative works area means the location of the Action, represented in <u>Attachment A</u> and <u>Attachments A.1 to A.12</u> by the zones shaded white designated 'Indicative Works Area'.
Original dated 17/10/2025	Lesueur Hakea means the EPBC Act listed threatened species Lesueur Hakea (<i>Hakea megalosperma</i>). Within the Action area , the location of Lesueur Hakea individuals identified at the time of this approval are represented in the document: ' <i>Lesueur Hakea Habitat Maps</i> ,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Waddi Wind Farm Survey Records (Combined)', and ' DBCA Threatened Flora Database Records (DBCA August 2022) ', respectively, that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	Lesueur Hakea habitat means habitat where Lesueur Hakea naturally occurs. Within the Action area , the location of Lesueur Hakea habitat identified at the time of this approval is represented in the document: ' <i>Lesueur Hakea Habitat Maps</i> ,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Potential Lesueur hakea habitat' that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	Margin of error or (MoE) means the statistic expressing the amount of random sampling error in the results of a survey programme.
Original dated 17/10/2025	Minister means the Australian Government Minister administering the EPBC Act , including any delegate thereof.
Original dated 17/10/2025	Monitoring data means the data required to be recorded under the conditions of this approval, including sensitive biodiversity data .

<i>As varied on the date this instrument was signed</i>	Newly recruited individuals means any Star-Sun orchids identified by the monitoring measures undertaken pursuant to Conditions 16A and 16B.
Original dated 17/10/2025	Offset Management Plan or OMP means the document titled ' <i>Waddi Wind Farm - Offset Management Plan: EPBC 2023/09639 & CPS 10418/1</i> ,' Revision Number 02, Prepared by Surefire Environmental Pty Ltd and Waddi Wind Farm Pty Ltd as Trustee of the Waddi Wind Farm Project Trust, 2025, or the latest subsequent version approved in writing by the Minister .
Original dated 17/10/2025	Offset outcomes means the offset outcomes specified at <u>Attachment D</u> .
Original dated 17/10/2025	Offset site means the area represented in <u>Attachment C</u> by the zone cross-hatched with red lines and enclosed by a red line designated 'Commonwealth Offset Area (17.6 ha)'
Original dated 17/10/2025	Operation means all activities, which occur after the blades of the last wind turbine installed first start rotating and producing electricity.
Original dated 17/10/2025	Plan means any action management plan or strategy that the Approval Holder is required by these conditions to implement.
Original dated 17/10/2025	Protected matter means a matter protected under a controlling provision in Part 3 of the EPBC Act for which this approval has effect.
Original dated 17/10/2025	<p>Shapefile means location and attribute information about the Action provided in an Esri shapefile format containing:</p> <ul style="list-style-type: none"> • '.shp', '.shx', '.dbf' files, • a '.prj' file which specifies the projection or geographic coordinate system used, and • an '.xml' metadata file that describes the shapefile for discovery and identification purposes.
	Sandplain Duck Orchid means the EPBC Act listed threatened species Sandplain Duck Orchid (<i>Caleana dixonii</i> listed as <i>Paracaleana dixonii</i>).
Original dated 17/10/2025	Sandplain Duck Orchid habitat means habitat where Sandplain Duck Orchid naturally occurs. Within the Action area, the location of Sandplain Duck Orchid habitat identified at the time of this approval is represented in the document: ' <i>Sandplain Duck Orchid Habitat Maps</i> ,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Potential sandplain duck orchid

	habitat' that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	Secure or secured means to provide enduring conservation protection on the title of land under conservation covenant, or another enduring protection mechanism agreed to in writing by the department , to provide protection for the site against development incompatible with conservation.
Original dated 17/10/2025	Sensitive biodiversity data means biodiversity data which, if released, published or otherwise exposed, may result in harm to the relevant protected matter as a result of the intentional or unintentional misuse of that biodiversity data .
Original dated 17/10/2025	SMART means specific, measurable, achievable, relevant and time bound.
Original dated 17/10/2025	Star Sun-orchid flowering period means the period commencing during late September (i.e. 20 th September) and ending on the last day of November each year.
Original dated 17/10/2025	Star Sun-orchid or SSO means the EPBC Act listed threatened species Star Sun-orchid (<i>Thelymitra stellata</i>).
<i>As varied on the date this instrument was signed</i>	Star Sun-orchid buffer means the 5-metre buffer area of all known SSO individuals as well as any newly recruited individuals identified following the date of this Approval with the exception of two known individuals identified along the transmission line during pre-clearance surveys undertaken on 20 to 23 October 2025 (<i>RPS. 2025a. Targeted star sun-orchid and sandplain duck orchid searches</i> , Unpublished report prepared for Tilt Renewables) which must be fenced off or demarcated using declared flora markers to prevent accidental damage until Completion of the Action .
Original dated 17/10/2025	Star Sun-orchid habitat means habitat where Star Sun-orchid naturally occurs. Within the Action area, the location of Star Sun-orchid habitat identified at the time of this approval is represented in the document: 'Star Sun-orchid Habitat Maps,' Version 3, prepared by RPS for Waddi Wind Farm Pty Ltd (2025), by all elements designated under the heading 'Potential Star sun orchid habitat' that occur within and underlying the solid red line area, designated 'Project Area'.
Original dated 17/10/2025	<p>Suitably qualified ecologist (for the purpose of preparing and implementing environmental management plans) means a person who has relevant professional qualifications and:</p> <ul style="list-style-type: none"> • at least 3 years of work experience writing and implementing management plans for the habitat of Carnaby's Black Cockatoo or for

	<p>providing and maintaining artificial nest hollows or modified natural nest hollows for black cockatoos,</p> <ul style="list-style-type: none"> • has implemented and reported on management plans for the habitat of Carnaby's Black Cockatoo, providing and maintaining artificial nest hollows or modified natural nest hollows for black cockatoos, and can demonstrate the implementation of those plans achieved the desired habitat quality for habitat of Carnaby's Black Cockatoo, and • can give authoritative assessment and advice on offset management to improve the habitat quality of the habitat of Carnaby's Black Cockatoo, or to providing and maintaining artificial nest hollows or modified natural nest hollows for black cockatoos, using relevant protocols, standards, methods and/or literature.
Original dated 17/10/2025	<p>Suitably qualified field ecologist means a person(s) who have at least 5 years of work experience designing and implementing surveys for either Carnaby's Black Cockatoo or Star-sun Orchid and can give an authoritative assessment and advice on the presence of black cockatoo known nesting tree or Star-sun orchid individuals using relevant protocols, standards, methods and/or literature. The suitably qualified ecologist must be qualified for the species (respectively) they are providing advice on, and the Approval Holder may consult with different suitably qualified ecologists for the individual protected matters.</p>
Original dated 17/10/2025	<p>Website means a set of related web pages located under a single domain name attributed to the Approval Holder and available to the public.</p>
Original dated 17/10/2025	<p>Wildlife expert means a person, such as a veterinarian, who practices in, and holds current qualifications for, caring for injured wildlife, and has access to adequate equipment to provide appropriate care.</p>

Attachments

Attachment A – Action Area, Indicative Works Area and Disturbance Footprint (Index Map)

Attachment A.1 – Detailed Map 1 of 12

Attachment A.2 – Detailed Map 2 of 12

Attachment A.3 – Detailed Map 3 of 12

Attachment A.4 – Detailed Map 4 of 12

Attachment A.5 – Detailed Map 5 of 12

Attachment A.6 – Detailed Map 6 of 12

Attachment A.7 – Detailed Map 7 of 12

Attachment A.8 – Detailed Map 8 of 12

Attachment A.9 – Detailed Map 9 of 12

Attachment A.10 – Detailed Map 10 of 12

Attachment A.11 – Detailed Map 11 of 12

Attachment A.12 – Detailed Map 12 of 12

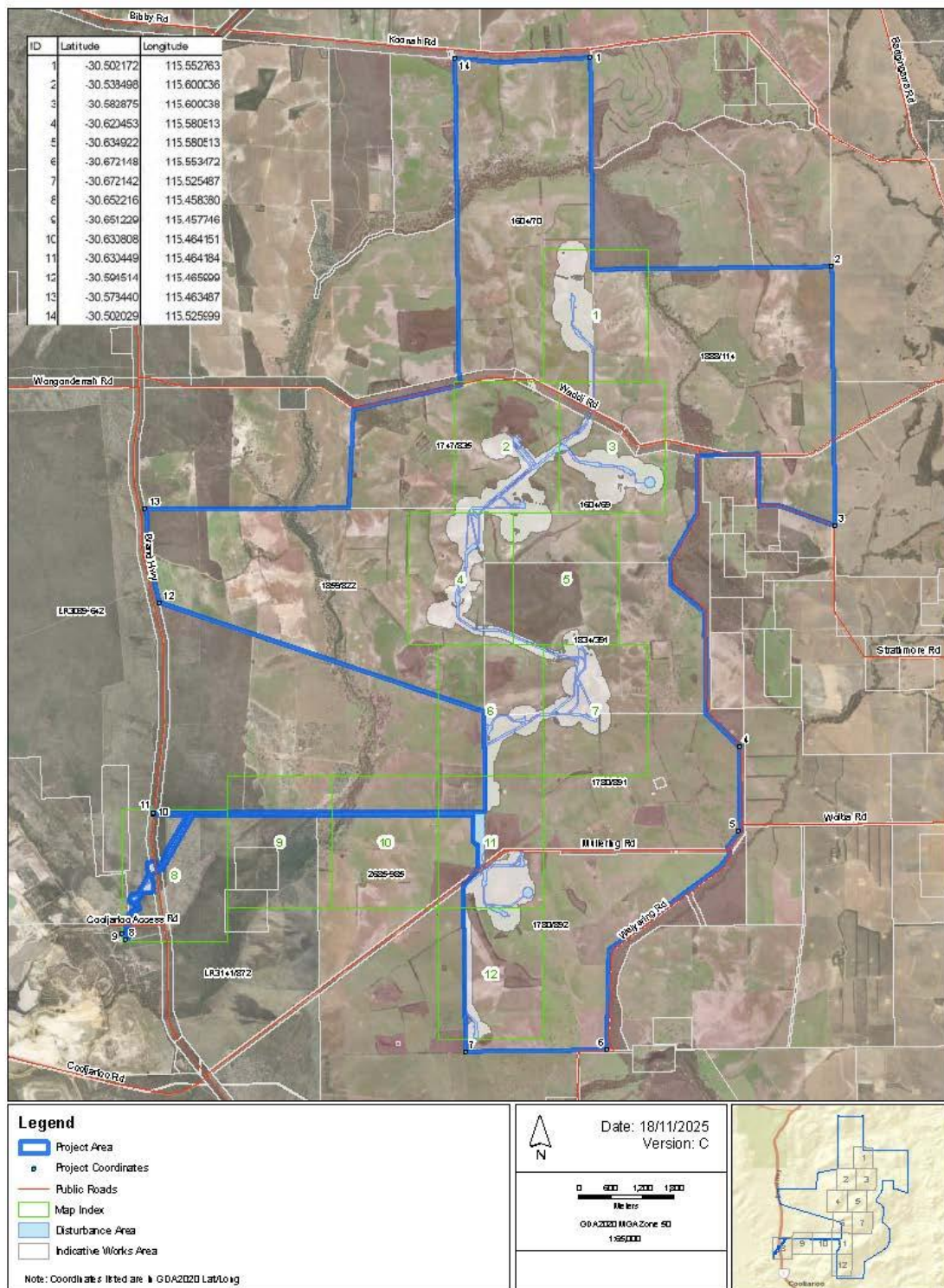
Attachment B.1 – Banksia Woodlands TEC (Index Map)

Attachment B.2 – Banksia Woodlands TEC (Detailed)

Attachment C – Offset Site

Attachment D – Offset Outcomes

Attachment A: Action area, Indicative Works Area and Disturbance Footprint (Index Map)



Waddi Wind Farm
Action Area - Index Map



Attachment A.1: Detailed Map 1 of 12



Waddi Wind Farm

Action Area - Map 1 of 12



Attachment A.2: Detailed Map 2 of 12



Waddi Wind Farm
Action Area - Map 2 of 12



Attachment A.3 – Detailed Map 3 of 12

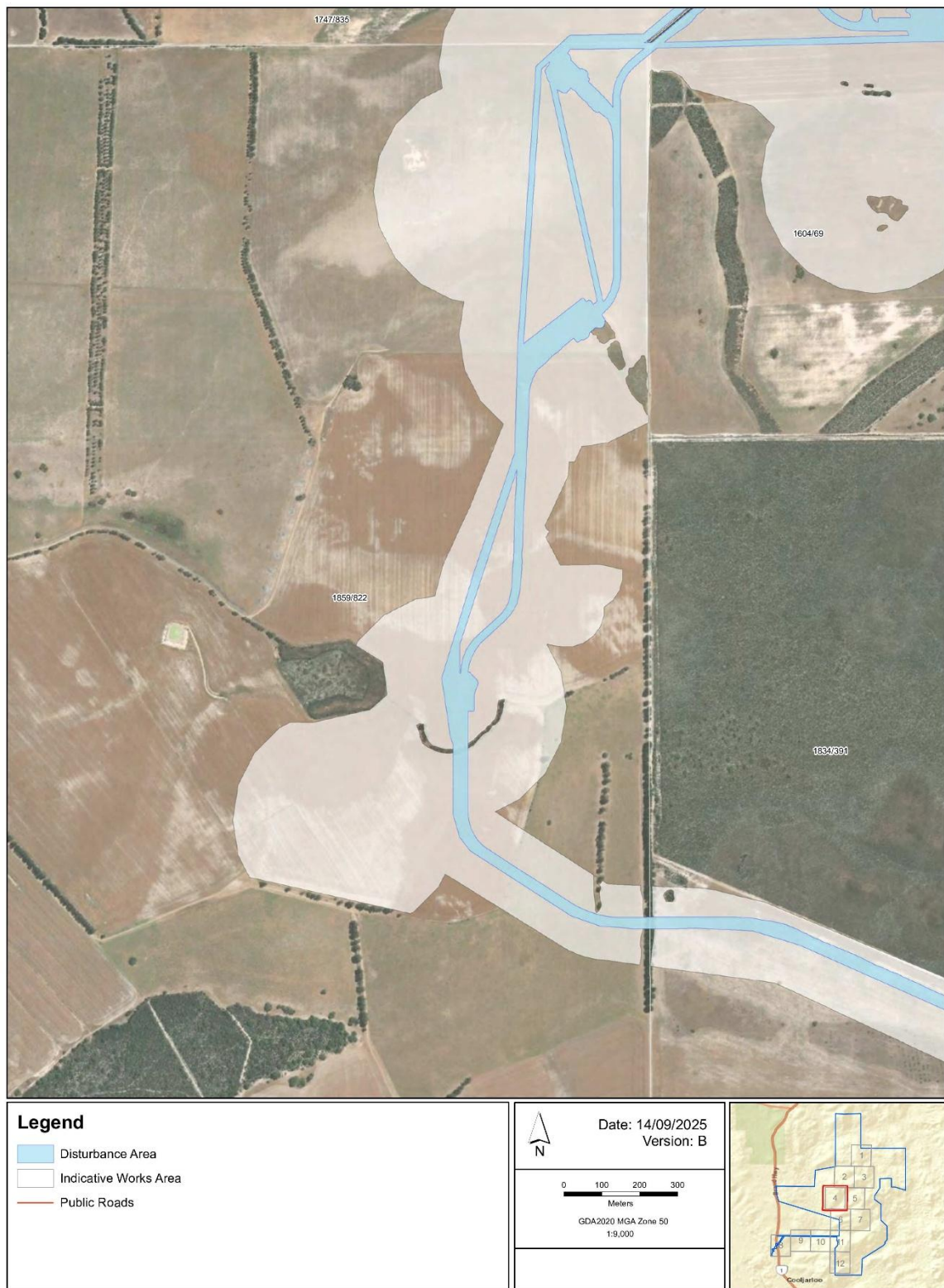


Waddi Wind Farm

Action Area - Map 3 of 12



Attachment A.4 – Detailed Map 4 of 12

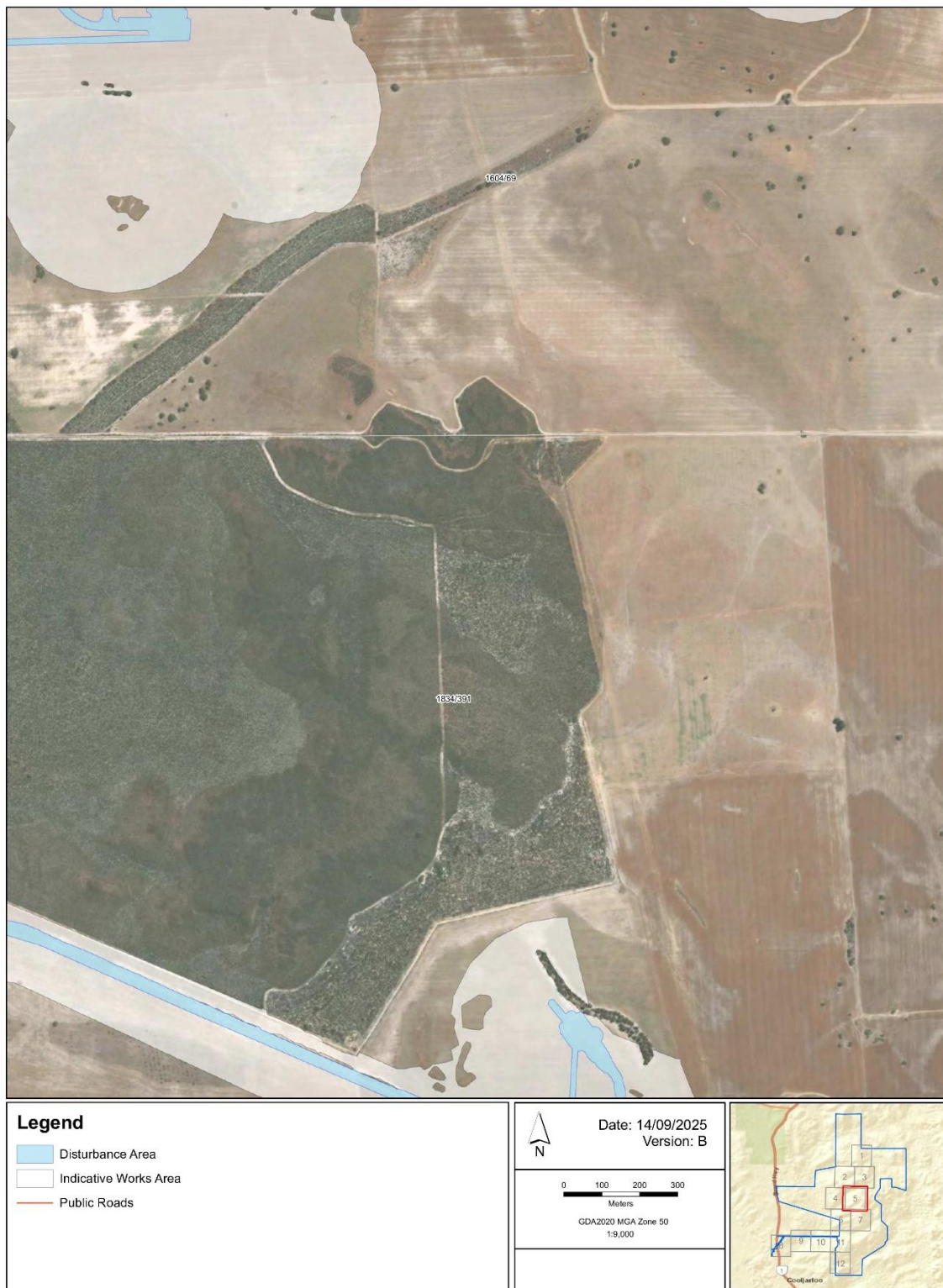


Waddi Wind Farm

Action Area - Map 4 of 12



Attachment A.5 – Detailed Map 5 of 12



Waddi Wind Farm
Action Area - Map 5 of 12



Attachment A.6 – Detailed Map 6 of 12



Waddi Wind Farm
Action Area - Map 6 of 12



Attachment A.7 – Detailed Map 7 of 12



Attachment A.8 – Detailed Map 8 of 12



Waddi Wind Farm

Action Area - Map 8 of 12



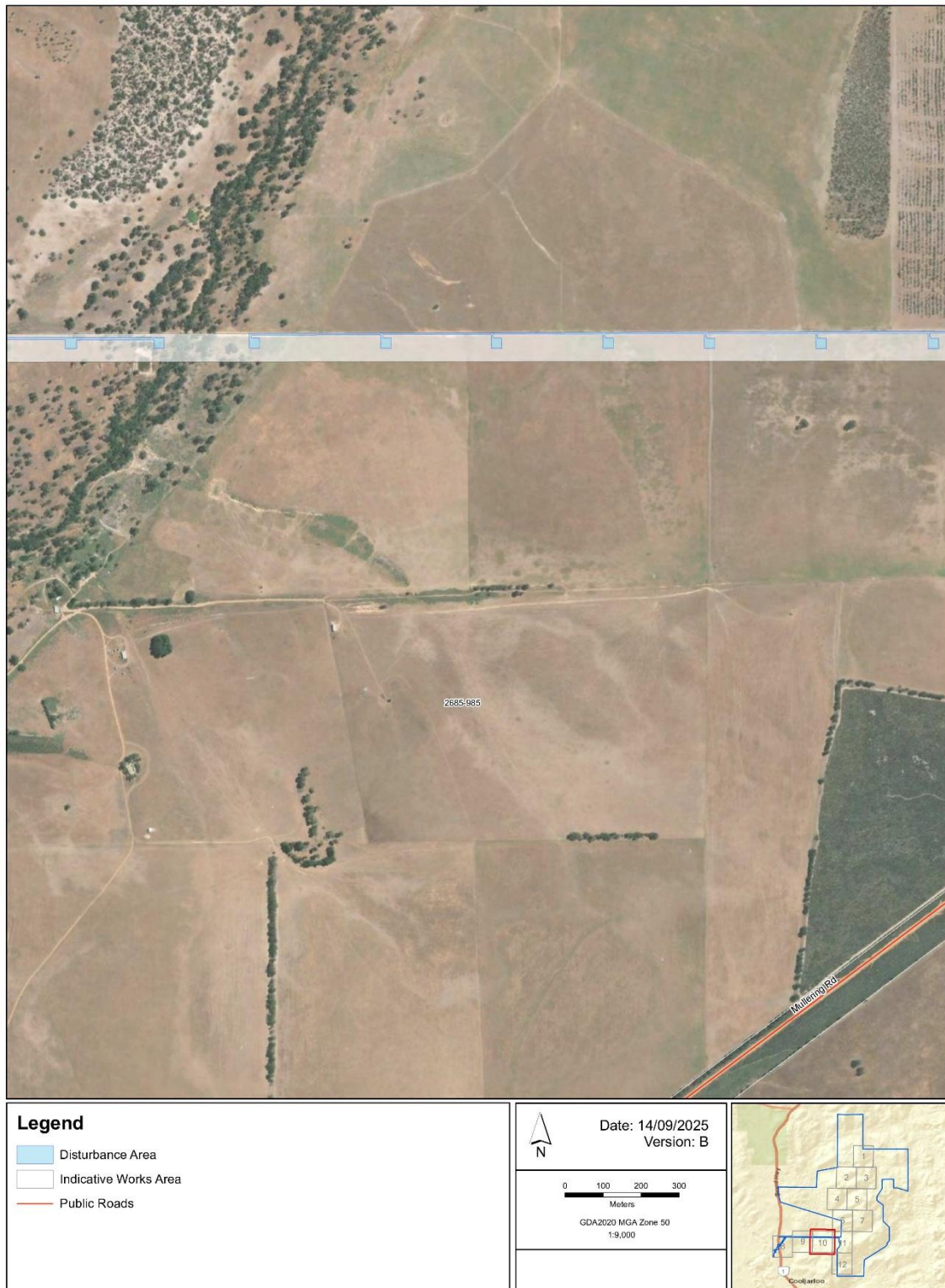
Attachment A.9 – Detailed Map 9 of 12



Waddi Wind Farm
Action Area - Map 9 of 12



Attachment A.10 – Detailed Map 10 of 12



Waddi Wind Farm

Action Area - Map 10 of 12



Attachment A.11 – Detailed Map 11 of 12



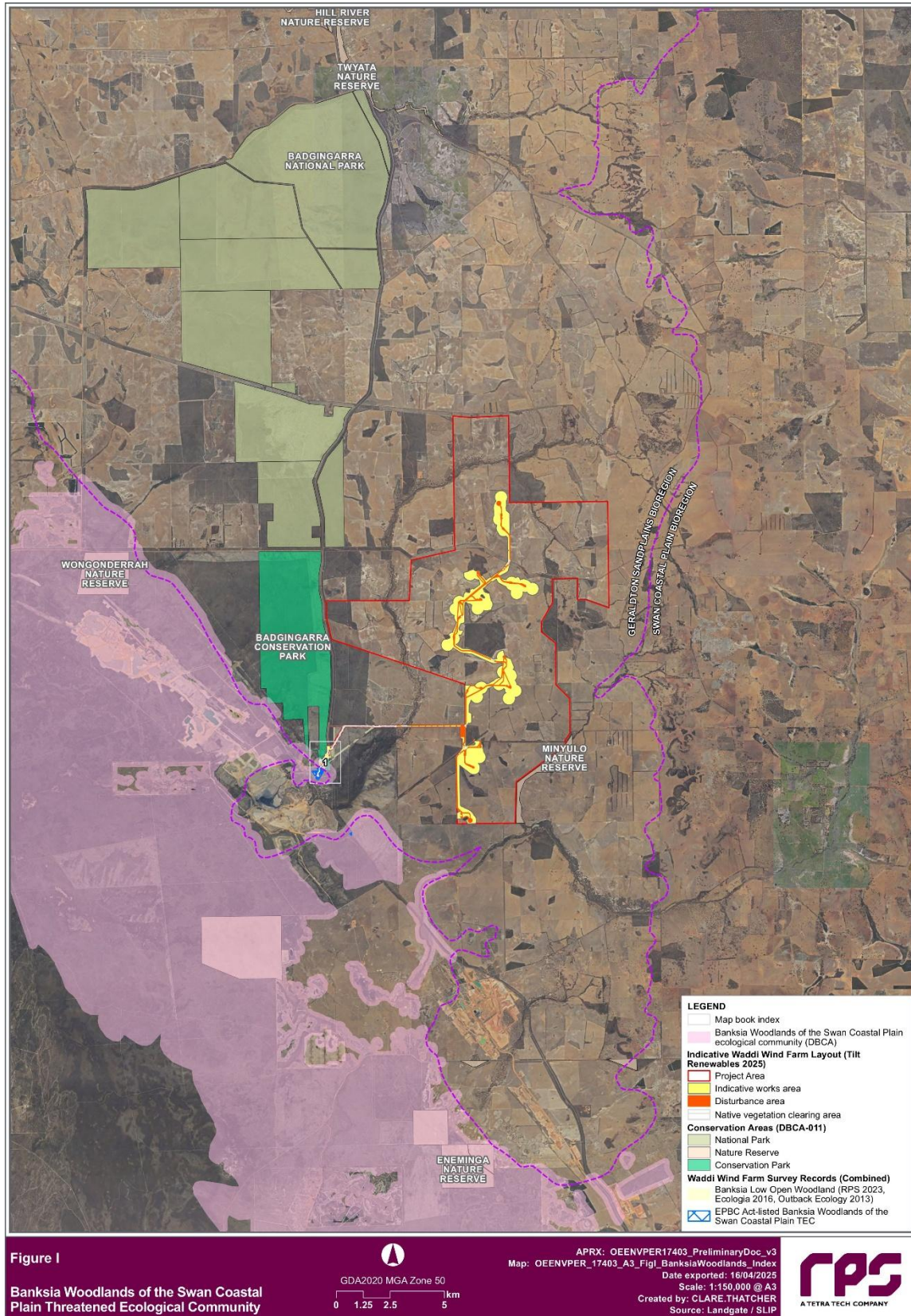
Attachment A.12 – Detailed Map 12 of 12



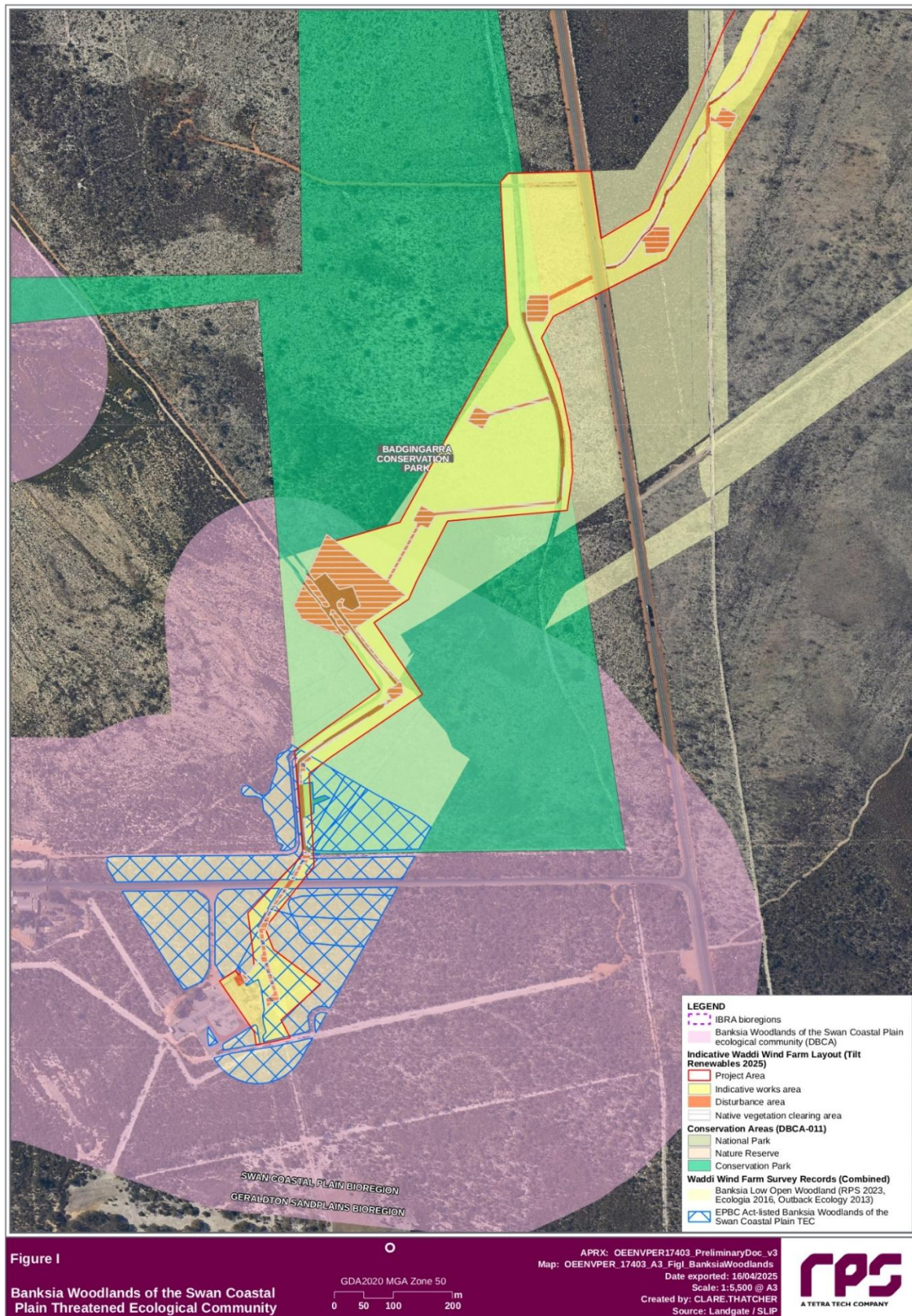
Waddi Wind Farm
Action Area - Map 12 of 12



Attachment B.1 – Banksia Woodlands TEC (Index Map)



Attachment B.2 – Banksia Woodlands TEC (Detailed)



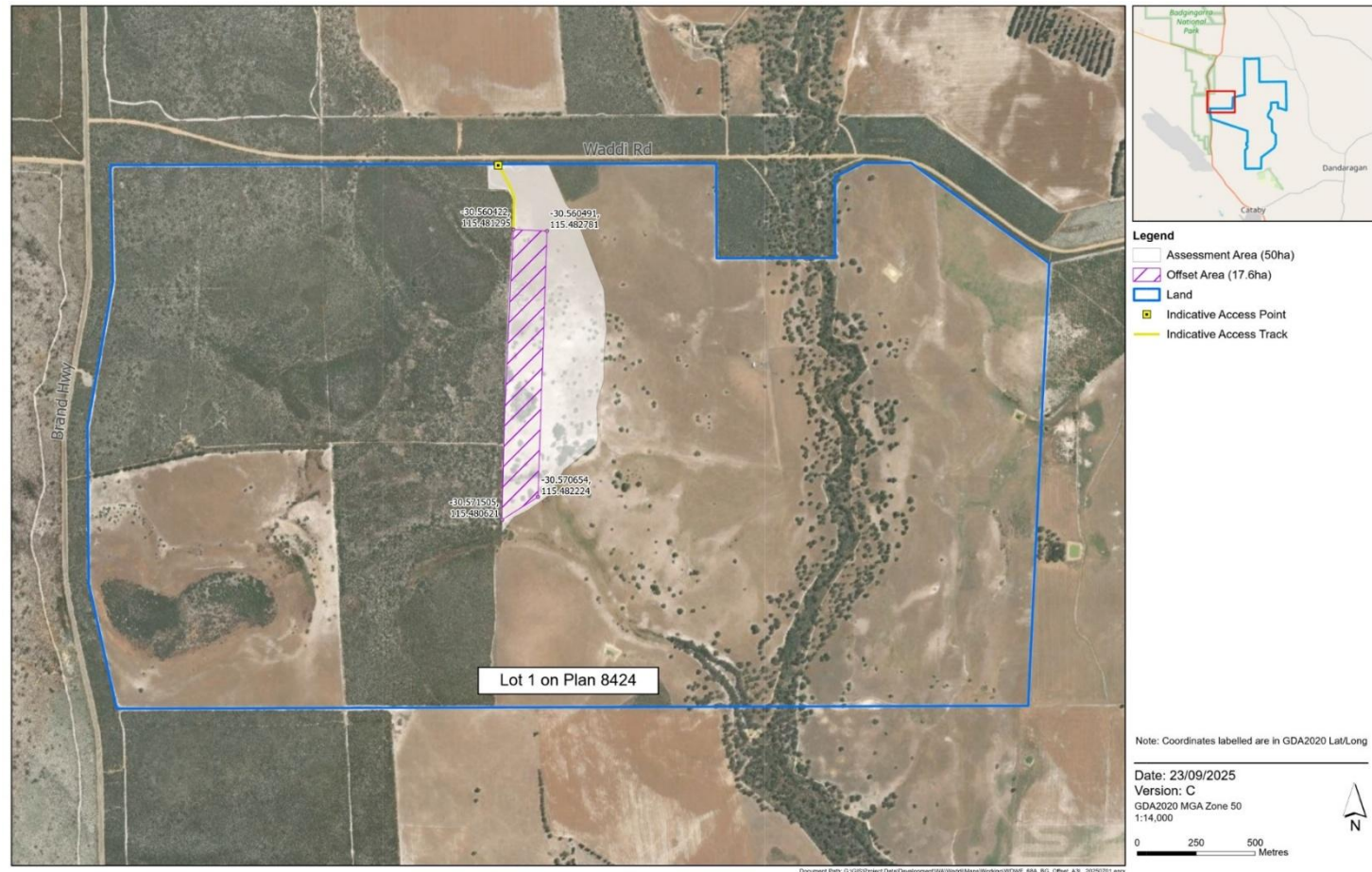


Australian Government

Department of Climate Change, Energy,
the Environment and Water

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Attachment C – Offset Site



Waddi Wind Farm

Proposed State and Commonwealth Offsets



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Attachment D – Offset Outcomes for Carnaby's Black Cockatoo

Habitat Type	Extent	Habitat Scoring System Bamford Consulting Ecologists (BCE) – Scoring system for the assessment of foraging value of vegetation for Black Cockatoos.	Future habitat quality score outcomes to be achieved after the commencement of the Action							
			Year 0*	Year 5	Year 10	Year 15	Year 20	Year 25	Year 30	Year 35
Carnaby's Black Cockatoo Foraging Habitat	17.6 ha	Site condition score of 6	1	2	3	3	3	3	3	3
		Site condition score of 3	0	0	1	1	1	1	1	1
		Site condition score of 1	1	1	1	1	1	1	1	1

- = Baseline offset site values prior to the commencement of management activities at the **offset site**.